

**MEMO TO BUILDER: PURCHASE INVOLVING A CONDOMINIUM**

Date: \_\_\_\_\_

Builder: \_\_\_\_\_

Purchaser(s): \_\_\_\_\_

Property: \_\_\_\_\_

Having obtained input from the Law Offices of Stephen H. Shub through Mr. Mario Zammit at (416) 222-1882, fax (416) 222-4277, the undersigned purchaser submits proposed changes on the attached AMENDMENT within the 10 day cooling off period and requires such changes to be included in the Agreement of Purchase and Sale.

_____	_____
Purchaser	Purchaser
_____	_____
Telephone	Telephone

**NOTE:** When delivering this MEMO and attached AMENDMENT to the builder's sales representative, purchaser is to keep a copy of this memo and complete the information in the space below:

Delivered on \_\_\_\_\_ at \_\_\_\_\_ am / pm  
(date) (time)

To \_\_\_\_\_  
(name of builder representative)

Fax a copy of this memo and proposed amendment to  
Mario Zammit at (4 1 6) 2 2 2 - 4 2 7 7

**CONDOMINIUM AMENDMENT  
PROPOSED CHANGES  
TO AN AGREEMENT OF PURCHASE AND SALE BETWEEN**

**Purchaser(s):** \_\_\_\_\_

**Builder:** \_\_\_\_\_

**Property:** \_\_\_\_\_

**Notwithstanding any other terms of the Agreement of Purchase and Sale, the parties agree as follows:**

- 1) Except in accordance with any applicable TARION bulletin, there will be no changes in dimensions in the proposed floorplans, room sizes, or square footage as presented to purchaser at time of the offer.
  
- 2) Unless agreed in writing by both parties, the interim occupancy closing date will not be advanced by Builder to an earlier date.
  
- 3) Except for property taxes and any other applicable taxes, total adjustments being charged by the Builder, in addition to the purchase price, will not exceed \$ \_\_\_\_\_
  
- 4) This clause forms an integral part of the Agreement of Purchase and Sale between Vendor and Purchaser(s) and amends any GST reference so that both GST and HST ( if applicable ) are included in the purchase price (net of any applicable rebate which is assigned to Vendor ). "HST" refers to the HARMONIZED SALES TAX to include GST and PST where a title transfer occurs after June 30, 2010.